

CALL TO ORDER: Mayor Glanden called the meeting to order at 7:00 PM

PLEDGE OF ALLEGIANCE: Councilman Pete Rager led the Pledge of Allegiance

ROLL CALL:

Mayor Chick Glanden – Present

Council Members – Poncho Davila – Present

Amanda Hudson – Present

Pete Rager – Present

Virginia Simpler – Present

Town Solicitor – Present

READING AND APPROVAL OF THE LAST MEETING MINUTES:

Councilwoman Virginia Simpler made a motion with a second by Councilman Poncho Davila to accept meeting minutes of August 19, 2015. Motion passed by unanimous voice vote.

WATER REPORT/CODE ENFORCEMENT REPORT/TREASURER'SREPORT/POLICE REPORT

Councilwoman Virginia Simpler made a motion with a second by Councilwoman Amanda Hudson to accept the Police report as submitted. Motion passed by unanimous voice vote.

Code enforcer Randy Speicher reported that he had a meeting with Mr. Pepper and presented a written report for the council's review. He gave an overview of the meeting. He asked the council to consider the options presented for abandoned vehicles. He also passed out City of Dover's Article for Dangerous Buildings. Mr. Pepper stated that he had already provided the Council with a copy of the article. He reported that the owner of the recently burned house on Front Street is going to have the house demolished within 60 days. A couple of questions were raised as to the owner keeping the footprint of the existing house. Mr. Pepper explained some of the possible scenarios to keep the footprint but the owner would have to submit requests to the Planning and Zoning Committee for review and recommendations to

rebuild. Randy also explained the possibility to enter a new ordinance that would abate all violations instead of just fining the owner as this method has not been successful. Mr. Pepper stated he thought the abandoned vehicle ordinance needs to be revisited along with the other items discussed. Randy asked if the fee for grass cutting grass was \$50.00 or \$75.00 an hour. Council advised him that the fee was \$75.00 an hour for first offense and the second or more offenses is \$100.00. Councilwoman Amanda Hudson made a motion with a second by Councilman Poncho Davila to approve the Code Enforcement report. Motion passed by majority voice vote with one abstention by Councilwoman Virginia Simpler.

Dustan Russum from the Public Works department advised the council of the follow items:

- 5th Street project will start next week

- Generator project – waiting of delivery

- Well Head Protection – working on draft

- Frederica Day Parade route has been set

Well #3 tested good and everything is moving along nicely. Currently he is checking on upgrading electric service to handle a 60 hp well pump. Currently the approved plan is for a 30 hp well pump at \$17,976.00 the price for the 60 hp well pump is \$21, 187.00 for a difference of \$3,211.00. He is still waiting for the prices for the new transformer that will be required.

- Public Works Shop floor has been removed.

- Curb painting has also begun.

PLANNING COMMISSION REPORT:

Chairwoman Mandy Slody stated there were three permits submitted for approval.

103 (131) Jackson Street – deck and shed. A motion was made by Councilman Pete Rager with a second by Councilwoman Amanda Hudson to approve permit as submitted. Motion carried by unanimous voice vote.

5 Jackson Street – Demolition permit. A motion was made by Councilman Pete Rager with a second by Councilwoman Virginia Simpler to approve permit as submitted. Motion carried by unanimous voice vote.

133 Waters Edge – House. A motion was made by Councilwoman Amanda Hudson with a second by Councilwoman Virginia Simpler to approve permit as submitted. Motion carried by unanimous voice vote.

JNER annexation request has been submitted to Pennoni for review.

NEW BUSINESS

Second reading of the Comprehensive Plan Ordinance #15-01 - Mr. Pepper noted that no one was in attendance for the public meeting held prior the September 2, 2015 Town Council Meeting. A motion was made by Councilwoman Virginia Simpler with a second by Councilman Pete Rager to approve Ordinance 15-01 as read. Motion carried by unanimous voice vote. Councilman Pete Rager and Mayor Glanden wanted to take moment and thank Mandy Slody and Phil Greene for all their hard work in getting the Comprehensive Plan updated and passed.

Mayor Glanden appointed Councilwomen Amanda Hudson and Virginia Simpler to a committee to investigate the possible purchase of a new police car. A motion was made by Councilwoman Amanda Hudson with a second by Councilman Poncho Davila to approve the committee selection. Motion carried by unanimous voice vote.

Mr. Pepper presented Kent County Chapter 205-26 Outside Storage Ordinance for consideration by the Council. After an extensive discussion concerning the ordinance and how it can be enforced it was determined that Mr. Pepper would draft Ordinance 15-02 Dangerous Buildings and 15-03 Outside Storage to be ready for the first reading of both at the next Council meeting to be held September 16, 2015. Mr. Pepper also brought to the floor the possibility of requiring a privacy fence when storing vehicles. An extensive discuss ensued concerning fines versus liens and judgements. Mr. Pepper and Randy explained the process of getting fines heard at JP Court and what happens once a judgement has been entered.

Councilman Pete Rager asked if the issue with the manhole covers had been resolved. Dustan stated that Del Dot had not completed the final walk through yet and he would contact them to make sure the concerns were addressed.

OLD BUSINESS:

None

OPEN FLOOR:

Debbie Morgan concerned about the survey that had been done near her home. Councilman Pete Rager stated it was going to be walkway and after a few comments from other members of council that they thought it was going to be a road. Ms. Morgan asked to be kept informed as she felt it was going to take part of her driveway.

Phil Greene commented that he had some concerns about the determination of a classic car versus an eyesore. He would like to get a copy of some ordinances written by the Society of Automotive Manufactures and submit it the town for consideration. After a brief discussion concerning what type of cover is acceptable and what is “actively being restored”.

Councilwoman presented a complaint form for the council to consider for approval. Mr. Pepper and the council approved the use of the form as presented. They will be made available in the office as well as the town website to allow people to file complaint more easily.

Mr. Trenholm asked if the town could treat the abandoned and eyesore properties like a homeowners association would. Mr. Pepper explained the difference between HOA’s and municipalities.

Councilwoman Virginia Simpler asked if the council couldn’t do something about people cleaning up their trashcans and sweeping up. Dustan stated the street sweeper would be in town the week before Frederica Day.

Mandy Slody asked if the flyers for Frederica Day could be handed out before Saturday. Councilwoman Virginia Simpler volunteered to hand out some.

Mr. Pepper wanted to express his gratitude to the council for their contribution in his wife's memory to Autism Delaware.

With no other business to discuss a motion was made by Councilwoman Virginia Simpler with a second from Councilwoman Amanda Hudson to adjourn the meeting. Motion passed by unanimous voice vote. Meeting adjourned at 8:35 PM

Respectfully submitted

Pete Rager, Secretary